

Non-UCITS Retail Scheme Key Investor Information

This document provides you with the key investor information about this Fund. It is not marketing material. The information is required by law to help you understand the nature and the risks of investing in this Fund. You are advised to read it so you can make an informed decision about whether to invest.



YFS Golden Leaves International Unit Trust (the "Fund")

Share Class: EUR Net Accumulation Units (the "Class")

ISIN Code: GB00BJLR8531 (Currency: EUR)

Authorised Corporate Director (ACD): Yealand Fund Services Limited

Objectives and investment policy

Objective

The investment objective of the Fund is to seek to achieve capital growth over the long term (at least 10 years) with some potential for the generation of income, however this is of secondary importance.

Investment Policy

The Fund aims to achieve its investment objective by investing its assets either directly or indirectly in equities or corporate and government debt securities or a combination of both. The remaining portion of the Fund's assets will be invested to gain direct or indirect exposure to other assets to the full extent permitted under the rules which may include investment in other transferable securities, money market instruments and cash. The Fund may also invest indirectly in property and commodities. Additionally, the Fund may enter into derivatives and forward transactions for the purposes of efficient portfolio management (including hedging). The Fund's investments are actively managed and may span a range of developed and emerging markets globally with no particular maximum or minimum exposure to any one market, geographical region, sector or currency.

The Fund will have at least 20% exposure to debt securities and a maximum of 60% exposure to equities. Indirect investment in securities will be achieved by investing in either regulated or unregulated collective investment schemes (CIS), which includes exchange traded funds and investment trusts, or structured products (products which usually offer a fixed term predefined return linked to the performance of a range of assets or indices) or a combination of both. The Fund may invest in CIS which are managed by the Manager, a Portfolio Manager or their associates.

The Fund may also invest in CIS which have different investment strategies or restrictions than the Fund, including the ability to invest in derivatives for investment purposes and to gain exposure to assets which are not expressly listed above. Investment in CIS will usually be limited to those which invest primarily in the assets listed above and without

exception, CIS will only be held in so far as the rules permit the Fund to gain exposure to the assets held by those CIS.

A Glossary of Definitions which provides definitions to some of the technical language used in this document is available from www.yealand.com/policies.

Recommendation

This Fund may not be appropriate for investors who plan to withdraw their money within 10 years.

Benchmark

The Fund is actively managed and is not managed in reference to a benchmark

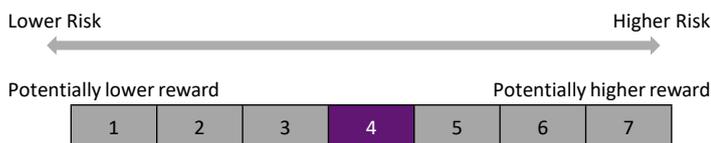
Dealing

Shares in the Fund may be bought or sold on each Monday that is a business day, otherwise the next business day.

Income

Income from the Class is added to the value of your investment.

Risk and reward profile



The calculation of the risk and reward indicator is based on 5 years of historical (actual or simulated) information so may not be a reliable indication of the future risk profile of the Fund.

The risk and rewards indicator of the Fund is not guaranteed and may change over time.

The risk and reward profile is classified by the level of historical fluctuation (i.e. volatility) of the Net Asset Values of the Class, and within this classification, categories 1-2 indicate a low level of historical fluctuations, 3-5 a medium level and 6-7 a high level.

A category 1 fund is not a risk-free investment – the risk of losing your money is small, but the chances of making gains is also limited.

The risk category does not take into account the following material risks:

Counterparty Risk: The Fund could lose money if an entity with which it does business becomes unwilling or unable to honour its obligations to the Fund.

Currency Risk: Even with the use of hedging techniques, changes in currency exchange rates could adversely affect the Fund's performance.

Default Risk: The issuers of certain bonds could become unable to make payments on their bonds.

Liquidity Risk: During difficult market conditions, some securities may become hard to value or sell at a desired price.

Management Risk: Investment management techniques that have worked well in normal market conditions could prove ineffective or detrimental in extreme market conditions.

Investment Risk: Capital invested in the Trust is at risk and there is no guarantee that a positive return will be delivered over any one of a number of five year periods.

For full details of all the risks that could affect the Fund, please refer to the Prospectus.

Charges for this fund

The charges you pay are used to pay the costs of running the Fund, including the costs of marketing and distributing it. These charges reduce the potential growth of your investment.

One-off charges taken before or after you invest	
Entry Charge	5.00%
Exit Charge	None
This is the maximum that might be taken out of your money before it is invested (entry charge) or before the proceeds of your investment are paid out (exit charge).	
Charges taken from the Fund over the year	
Ongoing Charges	0.82%
Charges taken from the Fund under certain specific conditions	
Performance Fee	None

The entry and exit charges shown are maximum figures. In some cases you may pay less – you can find this out from your financial advisor.

The Ongoing charges figure is based on expenses as at 30 September 2025 and this figure may vary.

It excludes:

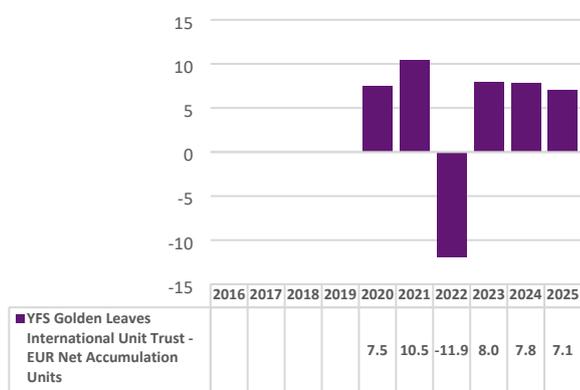
- Performance fees
- Portfolio transaction costs, except in the case of an entry/exit charge paid by the Fund when buying or selling units in another collective undertaking.

The ACD receives an annual fee, which is included in the ongoing charges shown here. Ongoing Charges are the same for all investors in the class.

For more information about charges, please see the “Charges” section in the Fund’s Prospectus which is available from the ACD.

Past performance

Total Return %



YFS Golden Leaves International Unit Trust was launched on 29 August 2019, and the Class launched on 05 December 2022.

This chart shows how much the Fund increased or decreased in value as a percentage for 10 full consecutive years or for each year since the launch of the Fund if it has not been in existence for 10 years.

Performance has been calculated in EUR and takes account of ongoing charges.

Past performance is not a guide to future performance; the value of your investment and any income from it may go down as well as up.

Owing to the launch date of the EUR share class, past performance of the Trust up to and including 2022 is based on the GBP share class and is calculated in pounds sterling. Past performance from 2023 onwards reflects the EUR share class and is therefore calculated in euros.

Practical information

Legal Structure	This key investor information document describes a fund within a single fund legal structure. Accordingly, the Prospectus and periodic reports are prepared for the Fund only.
Trustee	NatWest Trustee & Depositary Services Limited
Documents	You may obtain free of charge the Prospectus, the Annual and Semi-Annual Report and accounts from www.yealand.com or by contacting: Yealand Fund Services Limited, Fountain Suite B, Lynch Wood Park, Lynch Wood, Peterborough, Cambridgeshire, PE2 6FZ. Telephone: 0345 850 0255, Email: ta@yealand.com
Price Publication	For daily pricing information go to www.yealand.com
Remuneration Policy	Details of the ACD’s most recent remuneration policy, including a description of how remuneration and benefits are calculated and the identities of the persons responsible for awarding remuneration and benefits, are available at www.yealand.com . A paper copy is available free of charge upon request.
Tax	The Fund is subject to the tax laws of the United Kingdom. This may have an impact on your personal tax position. You should take professional tax advice.

This Fund is authorised in the United Kingdom and regulated by the Financial Conduct Authority. Yealand Fund Services Limited is authorised in the United Kingdom and regulated by the Financial Conduct Authority. Firm Reference Number: 530809.

This key investor information is accurate as at 06 February 2026.